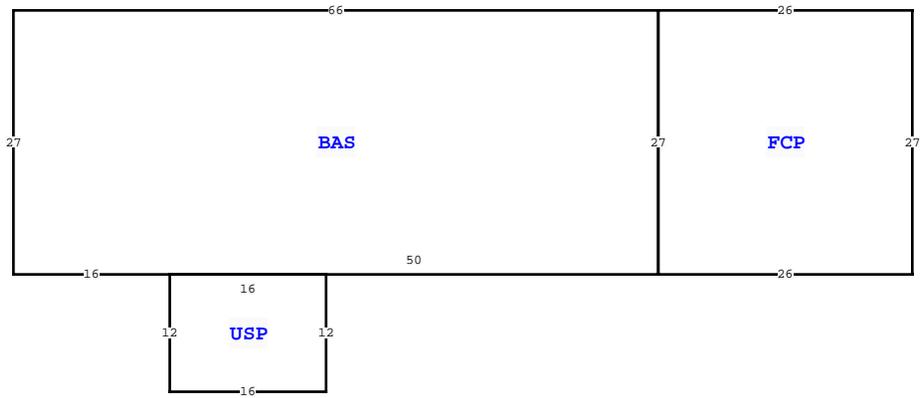


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	31 VINYL SID 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	14 PREFIN MT 100
Interior Wall	05 DRYWALL 100
Interior Floor	13 LAM/VNLPLK 90
Interior Floor	08 SHT VINYL 10
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Architctual	01 CONV 100
Units	0 100
Condition Adj	03 03 100
Kitchen Adjus	01 01 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	MANUF	1	100%	- 2026	Heated Area: 1782			HX Base Yr 2026				



Quality	05 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	06				
NEIGHBORHOOD/LOC	22416.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100		1,782	132,104
FCP	702	25		176	13,047
USP	192	35		67	4,967
TOTALS	2,676			2,025	150,118

580 SW BUCHANAN DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/21/2023
INC DATE		AG DATE	MLU

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		150,118
TOTAL MARKET OB/XF VALUE		14,433
TOTAL LAND VALUE - MARKET		22,500
TOTAL MARKET VALUE		187,051
SOH/AGL Deduction		0
ASSESSED VALUE		187,051
TOTAL EXEMPTION VALUE	HX HB 13	187,051
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		187,051
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		160,370

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23124	M H	322	05/10/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1556/2686	12/19/2025	WD	Q	I	01	235,000
GRANTOR: NEEL THOMAS DARIN						
GRANTEE: LACHANCE WAYNE ARTH						
1544/1080	7/11/2025	QC	U	I	11	100
GRANTOR: NEEL THOMAS CECIL						
GRANTEE: NEEL THOMAS DARIN						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W66 S27 E16 USP= S12 E16 N12 W16\$ E50 FCP= E26 N27 W26 S27\$ N27\$.	

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	UT	1.00	1,200.00	100	2005	2005	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	UT	12.00	12.00	100	2007	2007	3	100	2,016	
3	9945	Well/Sept	0	100	0	0	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0120	CLFENCE 4	0	100	0	0	UT	7.50	7.50	100	2007	2007	3	100	263	
5	0166	CONC, PAVMT	0	100	4	92	UT	3.00	3.00	100	2007	2007	3	100	1,104	
6	0070	CARPORT UF	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	600	
7	0120	CLFENCE 4	0	100	0	0	UT	0.00	0.00	100	2014	2014	3	100	250	
8	0296	SHED METAL	0	100	0	0	UT	0.00	0.00	100	2019	2019	3	100	2,000	

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	0200	C	MBL HM	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	22,500.00	22,500.00	22,500								